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MINUTES ARCHITECTURAL REVIEW BOARD

October 19, 2009

7:30 P.M.

City Hall, Council Chambers
Fredericksburg, Virginia

MEMBERS

Owen Lindauer, Chair
Barry Waldman
Donna Chasen
Jamie Scully

MEMBERS ABSENT

Robin Wood, Vice Chair
Marilynn Mendell
Lisa Peverill

CITY STAFF

Erik Nelson, Senior Planner
Sheree Waddy, Recording Secretary

Mr. Lindauer called the Architectural Review Board to order at 7:30 p.m.

OPENING REMARKS

Mr. Lindauer determined that a quorum was present. Mr. Nelson stated that public notice requirements had been met.

APPROVAL OF AGENDA

Mr. Lindauer asked if there were additional items for the agenda.

Mr. Nelson asked to add the following item to Other Business:

Item 8 – Transmittal of information about public meeting for the draft preservation plan

Mr. Waldman asked to add the following item to Other Business:

Item 9 – Sign at 515 Caroline Street

Mr. Waldman made a motion to accept the agenda as amended. Ms. Chasen seconded. The motion carried unanimously.

REVIEW OF MINUTES

Mr. Lindauer asked if there were any changes to the September 14, 2009 meeting minutes.

Mr. Waldman asked that the spelling of Mr. Scully's name be corrected throughout the minutes.

Mr. Waldman made a motion to accept the minutes as amended. Mr. Scully seconded. The motion carried unanimously.

DISCLOSURE OF EX PARTE COMMUNICATIONS

Mr. Lindauer asked if any board member had a conflict of interest or had participated in ex parte communications on any of the agenda items. No one said that they had.

APPLICATIONS – REGULAR AGENDA

1. 1013 Caroline Street (Robert Payne) - Signs

The applicant was not present.

James Lawrence, 802 Caroline Street, said the sign was attractive and appropriate for the Historic District.

Mr. Waldman asked if the projecting sign was in place.

Mr. Lindauer asked for a description of the projecting sign.

Mr. Nelson said the projecting was in place and described the sign in further detail.

Mr. Scully said he found the proposed signs to be architecturally compatible with the historic aspects of the Historic District and made a motion to grant a Certificate of Appropriateness. Ms. Chasen seconded. The motion carried unanimously.

2. 614 Caroline Street (Linda Dupre) – Signs

The applicant was present.

James Lawrence, 802 Caroline Street, said the sign would add color to the 600 block of Caroline Street.

Mr. Waldman said he found the proposed signs to be architecturally compatible with the historic aspects of the Historic District and made a motion to grant a Certificate of Appropriateness. Ms. Chasen seconded. The motion carried unanimously.

3. 410 William Street (Virginia Partners Bank) - Signs

The applicant was represented by Dick Lancto, Titan Sign and Awning Corporation. He informed the Board that the lights they proposed to use were chosen specifically to ensure that only the lettering would be illuminated.

James Lawrence, 802 Caroline Street, questioned the necessity of the ATM sign.

Mr. Nelson said that the applicants preferred the symmetry that the ATM sign will provide.

Mr. Waldman said this was one of the more attractive sign packages the Board had reviewed. He said adding the ATM sign balanced the 410 sign. He asked if the ATM machine would have its own backlit sign.

Mr. Nelson said he did not know, but would find out.

Mr. Lancto commented that the ATM machine would be recessed approximately eight feet from the sidewalk. He said his company was not providing any lighting for the machine.

Mr. Waldman said he found the proposed signs to be architecturally compatible with the historic aspects of the Historic District and made a motion to grant a Certificate of Appropriateness. Ms. Chasen seconded. The motion carried unanimously.

4. 611 Caroline Street (Gary and Jennifer Jensen) – Exterior alterations

The applicants were present. Mr. Jensen provided additional pictures of the vent. He said the proposed location of the vent was the least invasive to the structure and that by locating the ADA access ramp in the rear the front façade of the structure will be preserved. He added that everything they were doing was completely reversible.

Mr. Waldman asked what roofing material was used on the flat roof.

Mr. Jensen said it was a rubber roof.

Mr. Waldman said that providing ADA access was always troubling in the Historic District. He noted that in this instance the access was minimally visible and was done with appropriate materials, a simple design, and color that would not detract. He said with both alterations there was clearly no intent to inject something that looks historic when it is not.

Mr. Waldman said he found the proposed exterior alterations to be architecturally compatible with the historic aspects of the Historic District and made a motion to grant a Certificate of Appropriateness. Ms. Chasen seconded. The motion carried unanimously.

5. 1105 Princess Anne Street (Suzanne and Warren McInteer) – Exterior alterations

The applicant was present with her architect, Bob Steele, BOB Architecture, Richmond, Virginia. Mr. Steele informed the Board that the home was being reviewed by the Department of Historic Resources for tax credits. He said they were in the process of verifying that the left side of the home was built in 1740 and explained that the home was built in five stages.

Mr. Waldman asked Mr. Steele if the sleeping porch and the smokehouse could be dated.

Mr. Steele said he was not sure. He said the smokehouse, which is the original kitchen structure, dates to the late 1800s. He said the structure was deteriorated and they were working with the

builder to catalog and reuse the materials, if possible. The new structure will be built on the same location, same footprint and size, but built on a property foundation and elevation.

Mr. Waldman said it appeared that early to mid-twentieth century materials were used to construct the sleeping porch.

Mr. Steele said that was correct.

Mr. Lindauer said that the rear of the structure was extremely difficult to see from the public right-of-way. He asked the applicants if there were proposals to do foundation trenching, additional buried utility lines, or any other similar digging.

Mr. Steele said not at this time, but his clients were aware that a structure had previously existed on the site where they plan to construct the addition. He said he would certainly warn them to take the time to review the site and be prepared to perform archaeological work in that area.

Mr. Lindauer noted that kitchen areas were the one of the richest sites for archaeological artifacts.

Mr. Scully asked if there was anything planned for the garage.

Ms. McInteer said they planned to update the lighting and doors at some point.

Mr. Waldman said that his concern was the smokehouse, but since it is not visible from the public right-of-way he questioned whether the Board has any purview. He suggested that the existing structure be photo documented prior to demolition. He complimented the applicants on their design.

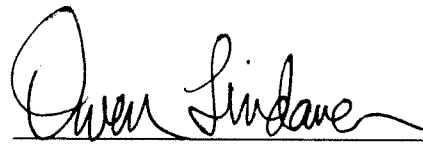
Mr. Waldman said he found the proposed exterior alterations to be architecturally compatible with the historic aspects of the Historic District and made a motion to grant a Certificate of Appropriateness. Mr. Scully seconded. The motion carried unanimously.

Other Business

1. Informal review 515 Princess Anne Street – Mr. Nelson informed the Board that an application to review replacement windows for this structure would be presented in the near future.
2. Mr. Nelson transmitted information on the new windows at the Fredericksburg Area Museum.
3. Mr. Nelson transmitted information and drawings on the new UMW banners. Mr. Waldman asked whether the Board needed to review the banners. Mr. Nelson said he would verify whether the Board had purview.
4. Mr. Nelson transmitted the NAPC news.

5. 707 Caroline Street – Mr. Nelson informed the Board that a vent hood had been installed without the Board's review. He asked if the Board wanted to review the project after the fact. The Board decided that the project should still be presented.
6. Mr. Nelson informed the Board of the date and time of the VDDA award ceremony. Mr. Waldman will be accepting the award.
7. Annual Report – Mr. Nelson said that at the November meeting he will provide a draft for the Board's comments.
8. Task Force Preservation Plan – Mr. Nelson said that a public meeting will be held on November 4, 2009 at 7:30 to allow the public to present what they think should or should not be preserved. He said the information garnered from this meeting will be used to brief the Task Force.
9. 519 Caroline Street – Mr. Waldman asked staff to check on a real estate sign that has been attached to the side of the building. Mr. Nelson said he would look into it.

The meeting adjourned at 8:38 p.m.

A handwritten signature in cursive script, reading "Owen Lindauer", written in black ink. The signature is fluid and stylized, with a large initial "O" and a long, sweeping underline.

Owen Lindauer, Chair